

2007-0021722

Recorded	10.00
Official Records	256.30
County of Butte	
Copies	2.50
TAX	
REC FEE	

CRANDICE J. GRUBBS
County Clerk-Recorder
SA
10:03AM 04-May-2007
Page 1 of 2

AND WHEN RECORDED MAIL TO:
Fred Rodgers
13944 Carver Dr
Mogler CA 95964

RECORDING REQUESTED BY

A.P.N.: 064-510-015-000 File No.: 0403-2677721 (AM)

GRANT DEED

The Undersigned Grantor(s) Declare(s): DOCUMENTARY TRANSFER TAX \$25.00 CITY TRANSFER TAX \$0.00; SURVEY MONUMENT FEE \$

- ☒ computed on the consideration or full value of property conveyed, OR
- ☐ computed on the consideration or full value less value of liens and/or encumbrances remaining at time of sale,
- ☐ incorporated area; [X] City of MAGALIA, and
- ☐ Exempt from transfer tax; Reason:

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Larry Biegler and Alysia Biegler, husband and wife as joint tenants

hereby GRANT(s) to Fred A. Rodgers, a married man as his sole and separate property the following described property in the City of MAGALIA, County of BUTTE, State of California:

PARCEL I:

LOT 271, AS SHOWN ON THAT CERTAIN MAP ENTITLED, "PARADISE PINES UNIT NO. 8", WHICH MAP WAS RECORDED IN THE OFFICE OF THE RECORDER OF THE COUNTY OF BUTTE, STATE OF CALIFORNIA, ON OCTOBER 21, 1970, IN BOOK 38 OF MAPS, AT PAGES 1, 2, 3 AND 4.

CERTIFICATE OF CORRECTION WAS RECORDED DECEMBER 2, 1970, IN BOOK 1648, PAGE 5, OFFICIAL RECORDS.

EXCEPTING THEREFROM ALL MINERALS, OIL, GAS, ASPHALTUM AND OTHER HYDROCARBON SUBSTANCES, WITHOUT, HOWEVER, THE RIGHT OF SURFACE ENTRY TO RECOVER SAME TO A DEPTH OF 100 FEET BELOW THE SURFACE OF SAID LAND IT BEING UNDERSTOOD AND AGREED THAT IN ALL EXTRACTING OPERATIONS, SUCH SHALL BE COMMENCED ON LANDS OTHER THAN THAT HEREINAFOVE DESCRIBED.

PARCEL II:

A NON-EXCLUSIVE EASEMENT OVER LOT A (THE COMMON AREA) OF SAID PARADISE PINES UNIT NO. 8, AND THE LOTS DESIGNATED FOR COMMON AND RECREATION AREAS, AS DESCRIBED IN THE DECLARATION OF ANNEXATION FOR UNITS IV AND VI.

Dated: 05/04/2007

Mail Tax Statements To: SAME AS ABOVE

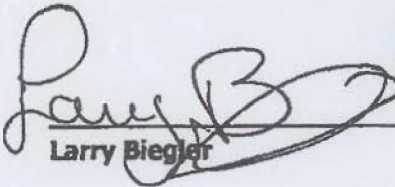
A.P.N.: 064-510-015-000

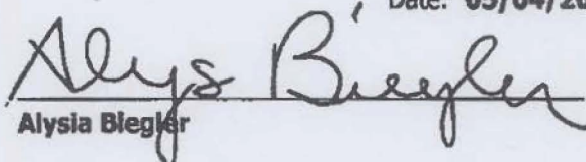
Grant Deed - continued

File No.: 0403-

2677721 (AM)

Date: 05/04/2007

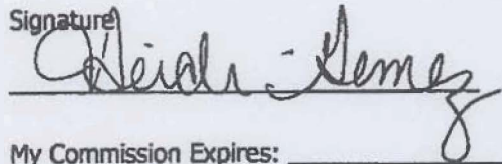

Larry Biegler


Alysia Biegler

STATE OF CA)SS
COUNTY OF Butte)

On May 4, 2007, before me, Heidi Gomez
Notary Public, personally appeared
Larry Biegler and Alysia Biegler, personally known to me
(or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to
the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized
capacity(ies) and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of
which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature




My Commission Expires: _____

This area for official notarial seal

Notary Name: _____

Notary Phone: _____

Notary Registration Number: _____

County of Principal Place of Business: _____



Date: 10/15/07

This is to certify that, if bearing the
purple seal of this office, this is a true
copy of the document filed with the
Butte County Clerk-Recorder's Office.

Candace J. Grubbs

Butte County Clerk-Recorder

By: *Candace J. Grubbs*, Deputy



ATFT

3/11/07

OK To Put in
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For BO

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